



## Holme Cottages, Rossendale, BB4 7DX

### £325,000

IMMACULATELY PRESENTED THREE BEDROOM HOME WITH OUTSTANDING OPEN VIEWS

Nestled in the charming Holme Cottages area of Rossendale, this delightful house offers a perfect blend of modern living and picturesque surroundings. Spanning an impressive 1,600 square feet, the property features two inviting reception rooms, three well-proportioned bedrooms, and two stylish bathrooms, making it an ideal family home.

The lounge boasts a striking stone feature wall, which houses a cosy wood-burning stove, creating a warm and welcoming atmosphere. The dual-aspect windows allow natural light to flood the space, enhancing the bright yet snug environment that is perfect for both everyday living and entertaining guests.

The heart of the home is undoubtedly the stunning open-plan kitchen and dining area. This thoughtfully designed space boasts contemporary cabinetry, premium work surfaces, and a central island complete with a Belfast-style sink. The statement pendant lighting adds a touch of elegance, while the underfloor heating ensures comfort throughout. Bi-fold doors seamlessly connect the indoor space to the rear garden, making it an excellent setting for family gatherings and social occasions. A convenient ground floor WC and access to a useful storage cellar further enhance the practicality of this level.

Situated in a semi-rural location, this property offers superb accessibility to the esteemed BRGS, the M66 motorway network, and the vibrant Manchester city centre. This home is not just a place to live; it is a lifestyle choice that combines comfort, style, and convenience in one beautiful package.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

# Holme Cottages, Rossendale, BB4 7DX

£325,000



- Stunning End Terrace Cottage
- Contemporary Fitted Dining Kitchen
- On Street Parking
- EPC Rating TBC
- Three Bedrooms
- Presented to Highest Standard Throughout
- Tenure Leasehold
- Two Bathrooms
- Open Aspect Countryside Views to Rear
- Council Tax Band B



Tel: 01706215618

[www.keenans-estateagents.co.uk](http://www.keenans-estateagents.co.uk)